

# COSMOPOLITAN CHRONICLE

True tales from the annals of history, archaeology, construction, and restoration of the Casa de Bandini and Cosmopolitan Hotel.  
Old Town San Diego State Historic Park

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## Saving Room 106.

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Some months ago we were faced with a dilemma of how to deal with the damaged east end of the Calhoun St. Wing, known as Room 106.



The walls in this eastern adobe room were in terrible shape and would assuredly not meet health and safety regulations. The most popular suggestion was to demo the entire room and reconstruct it



with new materials. However, in the interest of preservation this was not the best option.

Most of the damage to the adobe was in the center of these walls, a 2' strip spanning the room. It was suggested that the walls be shored and this strip be replaced with solid adobe block one segment at a time. All of the variables had to be weighed; cost, health and safety, and the preservation of historic fabric. The upper portions of these walls were cored in order to determine the condition of the adobe block. Specialists were brought in to offer their expertise. A final decision on what to do here would take several months. Finally work ensued. The result was a triumph which involved saving the majority of the historic fabric and replacing only the damaged portions of the room.

Extensive shoring was constructed to ensure the safety of not only the construction crew but the building itself. Eagle Restoration Group Inc., was



sub-contracted by Soltek Pacific to construct these new segments of adobe wall. The new construction took about a month to complete. This was done slowly one segment at a time to avoid wall collapse. In the end we had a solid room strong enough to support the upper floor and were able to save over 70% of the historic fabric in this room. This was quite a triumph for those of us working on the building doing what we can to preserve California's history for the future.

